Karen Johnson Davidson County
Batch# 832071 DEEDQC
03/31/2022 08:28:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220331-0037185

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.ASSOCIATES.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

Address New Owner:	Send Tax Bill To:	Map-Parcel Numbers
Celeste A. Ritchason	Volunteer State Bank	173-9-A-524 CO
9022 Rigden Mill Drive	101 Hwy 52 West	
Nashville, TN 37211	Portland, TN 37148	
THIS INSTRUMENT PREPARED BY: Smith.Sholar.Milliken. PLLC. 1164 Nashville Pike Gallatin, TN 37066	STATE OF TENNESSEE COUNTY OF SUMNER } The actual consideration or value, whichever is greater, for this transfer is $ -0- . X _____ Affiant Subscribed and sworn to before me, this the 18 day of March 2022. _____ Notary Public My commission expires: 1/28/2024 MICHELLE T. MOSES STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY	

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged Celeste Ritchason, "Grantor" by these presents, does hereby quitclaim and convey unto Celeste A. Ritchason and Craig M. Hastings, Jr., wife and husband, "Grantee", their successors and assigns, all of their right, title, and interest in and to the following described property in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 437 on the Plan of Phase Seven, Lenox Village of record in Plat at Instrument No. 20051028-0130418, in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Celeste Ritchason, a single woman, by Warranty Deed from Frances C. Levy, an unmarried woman, dated November 25, 2020, and recorded on December 4, 2020, of record in Instrument No. 20201204-0141124, Register's Office for Davidson County, Tennessee.

Celeste Ritchason and Celeste A. Ritchason are one and the same person.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

This is improved property, known as 9022 Rigden Mill Drive, Nashville, TN 37211.

Witness my hand this 18th day of March, 2022.

X _____
Celeste Ritchason

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and of said County and State, the within named Celeste Ritchason, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 18th day of March, 2022.

Commission expires: 1/28/26

_____
Notary Public



Tennessee Certification of Electronic Document

I, Trudy Milliken, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 3/18/22 (date of document).

Affiant Signature

3/18/22
Date

State of TN

County of Sumner

Sworn to and subscribed before me this 18th day of March, 2022.

Notary's Signature

MY COMMISSION EXPIRES: 3/1/25

NOTARY'S SEAL

KIM PERRY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY